



SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

Victor Holanda, Director

*Promoting the Wise Use of Land.
Helping to Build Great Communities.*

PRESS RELEASE

Date: August 1, 2006

RE: REVISED PROCEDURE FOR CERTIFYING BUILDING SETBACKS

Dear Applicants, Architects, Designers and Engineers:

Despite current setback measurement procedures, building inspectors are frequently finding structures that have encroached into the allowable setbacks, requiring extensive and costly rework. To help prevent such problems in the future, we are modifying our current procedure to require that all structures within five feet of the minimum allowable setback be certified by a California licensed civil engineer or land surveyor. We are notifying you of this change now so that you will be apprised of the requirement and be prepared to follow the policy on future projects. This policy will be effective August 1, 2006.

- **Prior to approval of the foundation inspection**, the applicant shall provide the building inspector with documentation that gives reference to the actual property boundaries and the actual location of the structure. This certification shall be prepared by a California licensed civil engineer (in accordance with the regulations of the Professional Engineers Act and Professional Land Surveyors Act) or land surveyor.

Please note that the building inspector may require setback certification on any project regardless of the distance to the allowable setback if the property boundaries are unclear.

We appreciate your cooperation in this matter. If you have any questions regarding this policy, please contact Jim Casper, Assistant Building Official – Inspection Section at 781-5629.

Cheryl Journey
Chief Building Official